Karen Johnson Davidson County
Batch# 1452455 DEEDQC
07/29/2026 11:28:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260729-0069741

PREPARED BY:

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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, July 28, 2026.

Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028

New Owner Address:
Layda Family Trust
3606 Meadowbrook Avenue
Nashville, TN 37205

Send Tax Bills To:
Same

Map-Parcel Number:
104 05 0 258.00

QUITCLAIM DEED

Gary Layda and Linda Layda, et ux. (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to the **Layda Family Trust**, dated July 28, 2026 ("Grantee"), a revocable trust established by the Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

WITNESS my hand on this day, **July 28, 2026**.

Gary Layda

Linda Layda

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Gary Layda and Linda Layda**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, July 28, 2026.

Notary Public

My Commission Expires:

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028

EXHIBIT A

Being Lot No. 463 on the Map of the Richland Realty Company's Subdivision "C", as of record in Book 421, page 31, Register's Office for said County.

Said Lot. No. 463 fronts 60 feet on the northerly side of Meadowbrook Avenue and runs back 226 feet on the westerly line and 233.3 feet on the easterly line, to an alley and shows 60.8 feet on said alley.

Being the same property conveyed to Gary Layda and Linda Layda, et ux. from Thomas G. Martin and Julia H. Martin by deed of record in Book 5419, Page 164, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 3606 Meadowbrook Lane, Nashville, TN 37205.

CERTIFICATE OF AUTHENTICITY

I, Sophie L. Buntin, Esq., do hereby make oath that I am a licensed attorney and the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on July 28, 2026.

Affiant Signature

7-28-26
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, July 28, 2026.

Hannah Jones
Notary Public

My Commission Expires:

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028